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HYDERABAD, TUESDAY, FEBRUARY 24, 2009.

NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT DEPARTMENT
(H1)

DRAFT VARIATION TO THE TOWN PLANNING, RAJAHMUNDY MUNICIPAL CORPORATION –
MODIFICATION TO THE MASTER PLAN.

[Memo. No.5552/H1/2008-2, Municipal Administration & Urban Development, 20th February, 2009.]

The following draft variation to the Rajahmundry General Town Planning Scheme, the Master Plan of which sanctioned in G.O.Ms.No. 465 M.A., dated 28-10-1975 which it is proposed to make in exercise of the powers conferred by clause (a) of sub-section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) thereof.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Hyderabad-500 022.

DRAFT VARIATION

The 80 feet wide Master Plan road and 40 feet wide cross roads on Western side passing through the site in R.S. No. 388 Part at All Bank Colony Road, V.L.Puram, Rajahmundry in the applicants site only, the boundaries which are as shown in the schedule below and which is earmarked for 80 feet wide road (W-Z) in the General Town Planning Scheme (Master Plan) of Rajahmundry Municipal Corporation as per G.O.Ms.No. 465 M.A., dated 28-10-1975 is proposed to be realigned as **W-X-Y-Z** and 40 feet wide cross roads passing through the applicants site in R.S. No. 388/Part are now proposed to be deleted and merged into the proposed realigned 80 feet wide master plan road and deleted portion of the 40 feet wide roads are proposed to be earmarked as Residential use as shown in the revised part proposed land use map G.T.P.No. 2/2009/R available in Municipal Office, Rajahmundry Town, **subject to the following conditions; namely:—**

1. That the applicant shall pay the development/conversion charges as per G.O.Ms.No. 158 M.A., dated 22-3-1996 to the Rajahmundry Municipal Corporation before issue of confirmation orders.
2. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
3. The applicant shall obtain necessary development permission from Director of Town and Country Planning/ Competent Authority before taking any development activities in the site.
4. That the above draft variation is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
5. The owners/applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
6. The realignment/deletion of Master Plan roads shall not be used as the proof of any title of the land.
7. The realignment/deletion of Master Plan roads shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
8. The applicants have to obtain necessary permissions from the Director of Town and Country Planning, Hyderabad/ competent authority before taking up any development activities.

SCHEDULE OF BOUNDARIES

North : S.No. 383 (Part).

East : S.No. 383 (Part).

South : Existing 60 feet wide All Bank Colony road as per Master Plan.

West : 40 feet wide roads and 80 feet wide Master Plan roads in S.No. 383 (Part) and S.No. 298.

Dr. C.V.S.K. SARMA,
Principal Secretary to Government.

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